

Before the Board of Zoning Adjustment, D. C.

PUBLIC HEARING -- July 13, 1966

Appeal No. 8843 Joseph Gatti, appellant.

The Zoning Administrator of the District of Columbia, appellee.

On motion duly made, seconded and unanimously carried, the following Order was entered at the meeting of the Board on July 18, 1966.

EFFECTIVE DATE OF ORDER -- August 10, 1966

ORDERED:

That the appeal for permission to continue operation of a parking lot for 5 years at 4635 Livingston Road, SE., parcel 246/101, near square 6242, be granted conditionally.

FINDINGS OF FACT:

- (1) Appellant's property is located in an R-5-A District.
- (2) The property was inspected by the Board on July 11, 1966. The subject lot was improved with a high chain link fence with gates. The lot was clean and covered with stone and gravel.
- (3) The parking lot is to be utilized by customers of a barber shop, a liquor shop, and a restaurant.
- (4) In Appeal No. 8462 the Board authorized the continuance of this parking lot for a period of thirty days with a directive that the lot be cleaned.
- (5) The Department of Highways and Traffic offers no objection to the granting of this appeal.
- (6) No opposition to the granting of this appeal was registered at the public hearing.

OPINION:

We are of the opinion that the continuance of this parking lot will not create any dangerous or otherwise objectionable traffic conditions, that the present character and future development of the neighborhood will not be adversely affected, and that the lot is

reasonably necessary and convenient to other uses in the vicinity. However, the certificate of occupancy shall not issue until the conditions hereafter set forth in this Order have been complied with.

The Order shall be subject to the following conditions:

- (a) Permit shall issue for a period of five years, but shall be subject to renewal in the discretion of the Board upon the filing of a new appeal in the manner prescribed by the Zoning Regulations.
- (b) All areas devoted to driveways, access lanes and parking areas shall be paved with materials which form an all-weather impervious surface.
- (c) No vehicle or any part thereof shall be permitted to project over any lot or building line or on or over public space.
- (d) All parts of the lot shall be kept free of refuse and debris and shall be paved or landscaped. Landscaping shall be maintained in a healthy growing condition and in a neat and orderly appearance.
- (e) No other use shall be conducted from or upon the premises and no structure other than an attendant's shelter shall be erected or used upon the premises unless such use or structures are otherwise permitted in the zoning district in which the parking lot is located.
- (f) Any lighting used to illuminate the parking lot or its accessory building shall be so arranged that all direct rays of such lighting are confined to the surface of the parking lot.
- (g) The parking lot shall be closed during the hours that the businesses are not open.

The Board reserves the right to direct revocation of the occupancy permit upon a proper showing that any terms or conditions of this Order have been violated.